

Note: The following case(s) is/are included in this ad.
Click on the process number or applicant's name to go directly to the ad.

Process No.	Applicant Name
<u>02-044</u>	<u>BERNARDO GARCIA</u>
<u>02-289</u>	<u>JORGE & TANIA SANCHEZ</u>
<u>02-304</u>	<u>S & N INTERNATIONAL</u>
<u>02-315</u>	<u>OUR CREW, INC.</u>

THE FOLLOWING HEARING WAS DEFERRED FROM 12/10/02 TO THIS DATE:

HEARING NO. 02-5-CZ10-6 (02-44)

2-54-40
Council Area 10
Comm. Dist. 6

APPLICANT: BERNARDO GARCIA

Applicant is requesting approval to permit a duplex with a lot coverage of 34%. (The underlying zoning district regulations allow 30%).

Approval of such requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

A plan is on file and may be examined in the Zoning Department entitled "Addition & Remodeling to Residence of Bernardo Garcia," as prepared by Oscar S. Benitez, Architect, dated 2/6/02 and consisting of 1 sheet. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 1, Block 29, of WINONA PARK, Plat book 17, Page 49.

LOCATION: 7500 N.W. 2 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 50' x 125'

PRESENT ZONING: RU-2 (Two Family Residential)

APPLICANTS: JORGE & TANIA SANCHEZ

- (1) Applicant is requesting approval to permit a single family residence setback 7.4' from the interior side (east) property line. (The underlying zoning district regulations require 7.5').
- (2) Applicant is requesting approval to permit an accessory building setback 1.6' from the rear (south) property line. (The underlying zoning district regulations require 5').
- (3) Applicant is requesting approval to permit an accessory building setback 0.6' from the interior side (west) property line. (The underlying zoning district regulations require 7.5').
- (4) Applicant is requesting approval to permit spacing between buildings of 7'. (The underlying zoning district regulations require 10').

Upon a demonstration that the applicable standards have been satisfied, approval of such requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

Plans are on file and may be examined in the Zoning Department entitled "As Built Drawing for Mr. & Mrs. Jorge L. Sanchez," as prepared by Armando Santamarina, P. E., dated 9/28/02 and consisting of 2 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 7, Block 1 of TROPICAIRE CENTER, Plat book 146, Page 43.

LOCATION: 7812 S.W. 36 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 75' x 100'

PRESENT ZONING: RU-1 (Single Family Residential)

HEARING NO. 03-1-CZ10-2 (02-304)

16-54-39
Council Area 10
Comm. Dist. 12

APPLICANT: S & N INTERNATIONAL

GU to RU-1M(b)

SUBJECT PROPERTY: The east 240' of the north $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, less the north 25' and the east 40' thereof, in Section 16, Township 54 South, Range 39 East.

LOCATION: The Southwest corner of S.W. 147 Avenue and theoretical S.W. 30 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY 1.4 Acres

GU (Interim)

RU-1M(b) (Modified Single Family 6,000 sq. ft. net)

HEARING NO. 03-1-CZ10-3 (02-315)

21-54-40
Council Area 10
Comm. Dist. 11

APPLICANT: OUR CREW, INC.

RU-1 & RU-5A TO RU-5A

SUBJECT PROPERTY: Tract "C" of MILLER HEIGHTS, SECTION 4, Plat book 65, Page 62.

LOCATION: 9301 S.W. 56 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 0.8 Acre

RU-1 (Single Family Residential)
RU-5A (Semi-professional Offices)